

**BOARD OF APPEALS
for
MONTGOMERY COUNTY**

**Stella B. Werner Council Office Building
100 Maryland Avenue, Room 217
Rockville, Maryland 20850
(240) 777-6600**

<http://www.montgomerycountymd.gov/boa/>

WORKSESSION MINUTES

Second Floor Davidson Memorial Hearing Room

Wednesday, April 26, 2017

ACTION ITEMS:

1. Minutes of April 12, 2017, Worksession.

Action: Approved, (BG/SBB, 4-0).

2. **CBA-1128, Petition of Ray and Janet Gustin** (Horticultural Nursery and Commercial Greenhouse). Memorandum to the Board from Barbara Cox, Inspector, Department of Permitting Services, indicating that the subject property is now owned by a Church, and that the former special exception has been abandoned. Also included is the confirmation of the abandonment from a representative of the Church.

Action: Revoked this special exception as abandoned, (ESR/SBB, 4-0).

3. **CBA-2114-A, Petition of International Monetary Fund** (Recreation Center). Letter to the Board from C. Robert Dalrymple, Esquire, and Matthew Gordon, Esquire, requesting an administrative modification of this special exception. [Large Exhibits: Deck floor plans and details].

Action: Granted the administrative modification of this special exception, (SBB/BG, 4-0).

4. **S-274-D, Petition of Suburban Hospital** (Hospital). Email to the Board from Kate Stern, HTCA, forwarding, for the Board's information, an email sent to the Hospital regarding proposed sign variances. Also included is a letter from the Hospital in response to Ms. Stern's email.

Action: Re-opened the record to receive Ms. Stern's email, and also the Hospital's response, (SBB/BG, 4-0).

5. **S-507, Petition of Novins Travel Service** (Travel Agency within a multiple family high density residential building.). Letter to the Board from Christopher Ruhlen, Esquire, requesting an administrative modification of this special exception.

Action: Granted the administrative modification of this special exception, (SBB/ESR, 4-0).

6. **S-1242, Petition of Home Café, Inc.** (Drive-in restaurant). Letter to the Robert Q. Jones, Jr., requesting the transfer of this special exception.

Action: Granted the transfer of this special exception, (SBB/ESR, 4-0).

7. **S-1362, Petition of Thuc Do** (Accessory Apartment). Memorandum to the Board from Stephen M. Morris, Inspector, Department of Housing, Division of Code Enforcement, requesting that this special exception be revoked as abandoned. Also included is confirmation from the Petitioner.

Action: Revoked this special exception as abandoned, (SBB/BG, 4-0).

8. **S-2559, Petition of Dan Caplan's Mortgage and Real Estate Center** (Retail Establishment in a multi-family dwelling). Letter to the Board from Christopher Ruhlen, Esquire, requesting an administrative modification of this special exception.

Action: Granted the administrative modification of this special exception, (BG/ESR, 4-0).

PENDING ITEMS:

9. **CBA-1730, Petition of Stanley Rakusin and Arthur P. Becker** (Apartment Hotel). Letter to the Board from Robert R. Harris, Esquire, requesting reconsideration of the Board's revocation of special exception CBA-1730, and asking that the special exception be reinstated. Item deferred (consensus). [W/S: 4/27/16].
10. **S-2250, S-1211, S-1211-B, Petition of KCJ Properties, LLC, and O.G. Limited Partnership** (Private Educational Institution). Letter to the Board from Joyce Saadi, requesting reconsideration of the Board's decision dated July 29, 2016, which modified S-2250 and revoked S-1211 and S-1211-B, or in the alternative, a hearing. Item deferred (consensus). [W/S: 9/7/16].

Board Members

Carolyn J. Shawaker, Chair - ABSENT
John H. Pentecost, Vice Chair
Stanley B. Boyd
Edwin S. Rosado
Bruce Goldensohn

Staff

Barbara Jay, Executive Director
Kathryn Lloyd, Associate County Attorney